

# Englewood Isles Parkway Association, Inc.

## Board of Directors Meeting Minutes October 9, 2017, 10:30 AM Elsie Quick Library. Approved November 13, 2017

The October 9, 2017 meeting of the Englewood Isles Parkway Association Board of Directors was called to order by President Alice Anastasi at 10:30 AM. A quorum of Board members was present.

### Roll call was conducted and attendance is listed below:

**Directors Present:** President Alice Anastasi (Unit 3), Vice President Bill Callahan (Units 4-6), Secretary Rob Holborn (Units 4-6), Treasurer Lewis Stogner (Units 1 & 2), Thomas Komisak (Units 1-2), Dianne Corcoran (Englewood Isles Condo # 1), Bill Rowell (Alternate Units 4-6), Frank Collins (Units 4 – 6), Don Tipps (Units 1 – 2), Tina Rowbottom (Unit 3), Ed Johnston (Marina Isles).

**Board Members Absent:** Joan Schumacher-Martin (Casa Rio II), Chris Edgar, Chip Jensen (Windsor Villas) Barb McIntosh, Marion Figg, Fred Nelson, Linda Garcia.

**Guest:** Gary Nieskes.

### Motion to Approve the Minutes from the Board Meeting September 25, 2017.

Bill Rowell made the motion, second by Tom Komisak.

**Results of the Vote:** Motion carried unanimously of the Board Members present.

Dianne Corcoran requested documentation regarding the purpose of increasing the maximum amount allowed for the irrigation account. Lewis Stogner stated he had asked various companies what the general estimate would be to drill a new well, and based on the possible costs of drilling new wells the board voted to increase the maximum amount allowed to be allocated to that account.

**President's Report:** President Alice Anastasi

**Lighting:** President Anastasi contacted Eno Electric and asked for an estimate to repair the non-functioning outlets, adding one outlet by the rock, replacing the lights donated to the Parkway, and replacing the flag pole light which no longer meets code. The total cost of repairs, upgrades, and replacements would be less than \$2,000.00.

There was a lengthy discussion and explanation regarding the replacement and repairs to the front lighting. Currently there is not enough money in the lighting account to fund this project.

**Treasurer Lewis Stogner recommended to use \$500.00 from the lighting account, \$1,400.00 from the miscellaneous account, and \$100.00 from the legal fund to make the necessary repairs to the front lighting.**

**Board member Rob Holborn made the motion that Alice Anastasi and Lewis Stogner would decide on the final work to be completed regarding the front lighting with a maximum expenditure of \$2,000.00 for the project. The funds for this project would come from the accounts recommended by Lewis Stogner. Dianne Corcoran Seconded the motion.**

**Results of the Vote: Motion carried unanimously of the Board Members present.**

**Treasurer's Report:** Lewis Stogner handed out the treasurer's report for September 2017. Lewis explained the report to the board. He also stated that he would be placing the treasurer's reports on the web site.

Dianne Corcoran asked why the report uses the term community contributions instead of the term dues which is defined in the association's bylaws. Lewis Stogner stated that the term was used because there is nothing in any of the association's documents that mandate any payment to the association and that technically this is a contribution. Lewis stated that he would make the change using the term dues as requested by the board members present.

Dianne Corcoran requested copies of all bank statements and cancelled checks, each month, and that this be sent to each board member. She believes that this should be part of the treasurer's report.

Lewis Stogner explained the situation he has had to deal with since taking over, and why the current report is in this format. There was extensive discussion regarding sending the banking information to each board member each month.

**Board member Ed Johnston made the motion to have Lewis Stogner provide this information by individual request and do not send the information to each board member monthly. Tom Komisak seconded the motion.**

**Results of the Vote: Motion carried by a vote of 9 - 1.**

**Dianne Corcoran opposed the motion.**

## **Unfinished Business:**

**Landscape Report:** President Anastasi stated the landscaper will be out this week to trim the palm trees. Remove the dead palm tree, and trim the Foxtails.

**Sarasota County Grant:** Tom Komisak and Rob Holborn discussed the process for the County's matching grant. They further asked what type of work on the front entrance would the board like to see. It was recommended that board members ask the residents for suggestions. A group of board members will meet to begin developing design ideas.

The recommendation from the board members was to first focus on the entrance walls, basic repairs and a possible design change. Depending on available funding the lighting along the Parkway would be the next priority.

The process would involve coming up with a design for the entrance, presenting the design to the residents, and finally asking for donations from each HOA board.

## **New Business:**

**2018 Proposed Budget:** President Alice Anastasi asked for approval to present the proposed budget to the different boards.

**Rob Holborn made the motion to present the proposed 2018 budget to each of the HOA boards. Tom Komisak seconded the motion.**

Lewis Stogner further stated that he estimated that the cost of operating the parkway is approximately \$50.00 per lot or resident. He feels the extra \$9.00 should be used to fill the contingency funds, fix the entrance walls, and recommends not raise the dues for 2018.

**Results of the Vote: Motion carried unanimously of the Board Members present.**

**Irrigation/Wells:** Bill Rowell recommended contacting Sarasota County regarding drawing water for the irrigation from Windsor Lake (L35-13) which is fresh water. He further stated that he contacted the county, and the EPA, and both organizations stated with proper permits the association would be allowed to draw water for irrigation.

There will be further discussion on this issue as it is a possible solution to the problem of replacing a failing well.

**Rob Holborn made the motion to adjourn the meeting. Frank Collins seconded the motion.**

**Results of the Vote:** Motion carried unanimously of the Board Members present. The meeting was adjourned at 11:00 AM.

**Next Meeting: November 13, 2017**

**Submitted by Secretary Rob Holborn**